**From:** Mark Mueller
**To:** Christopher Williams
**Cc:** Brett Fulgoni; Sara Peet; Zoe Glick
**Subject:** SMPD Buildout Inventory
**Date:** Thursday, September 4, 2025 12:07:46 PM
**Attachments:** Pages from 1111 W BETTERAVIA RD-file0001.pdf
image005.png
Santa Maria Inventory 08.18.2025_MarksEdits.xlsx

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Chief Williams,

Thanks for meeting earlier this week regarding the SMPD Growth Mitigation Fee, with the thought process of what PD needs in terms of capital expenditures (land, buildings, fleet, equipment). Hoping to get a confirmation that the following matches your understanding and expectation following that meeting:

1. Building
    a. We have the existing negative fund balance for the PD Growth Mitigation Fund which funded the acquisition and rehabilitation of the existing building.
    b. See attached PDF. The area at the north end of the existing building would be converted to future office space or desired renovation to support PD growth to 2045. Area is approximately 10,725 SF. Would this area suffice for buildout and the assumption of an additional 43 officers? Would we need additional lockers, bathrooms, etc. outside of this area that need to be considered?
    c. It has come to my attention that there are some underground tanks that need to be removed and area rehabilitated. We would include this remediation as a project cost.
2. Land
    a. No additional land acquisition is proposed at this time. Existing land plus the recent parking lot expansion suffice for 2045 buildout.
3. Fleet
    a. 17 additional vehicles (30% increase from existing 73 vehicles) will suffice for fleet expansion.
4. Equipment
    a. We would like a generic “equipment” category to adequately equip the officers so we are not pigeon-holed into purchasing equipment that may be phased out such as shotguns. We will use the valuation of the existing inventory for the department, determine the 30% valuation increase in today’s dollars, and that number can be adjusted for inflation with each future update to adequately account for equipment deemed necessary for purchase by the Department over time.

Let me know if there’s anything missing from the above assumptions before I direct the consultant to update their numbers.

Thanks!
**Mark Mueller**
Principal Civil Engineer
City of Santa Maria Public Works Department, Engineering Division
110 S. Pine Street, Suite 221
(805)925-0951 x 1667
mmueller@cityofsantamaria.org

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**From:** Mark Mueller
**Sent:** Thursday, September 4, 2025 10:43 AM
**To:** Sam Angulo <sangulo@cityofsantamaria.org>; Brett Fulgoni <bfulgoni@cityofsantamaria.org>
**Subject:** RE: SMPD Future Area

Here’s the PDF of that page.

**Mark Mueller**
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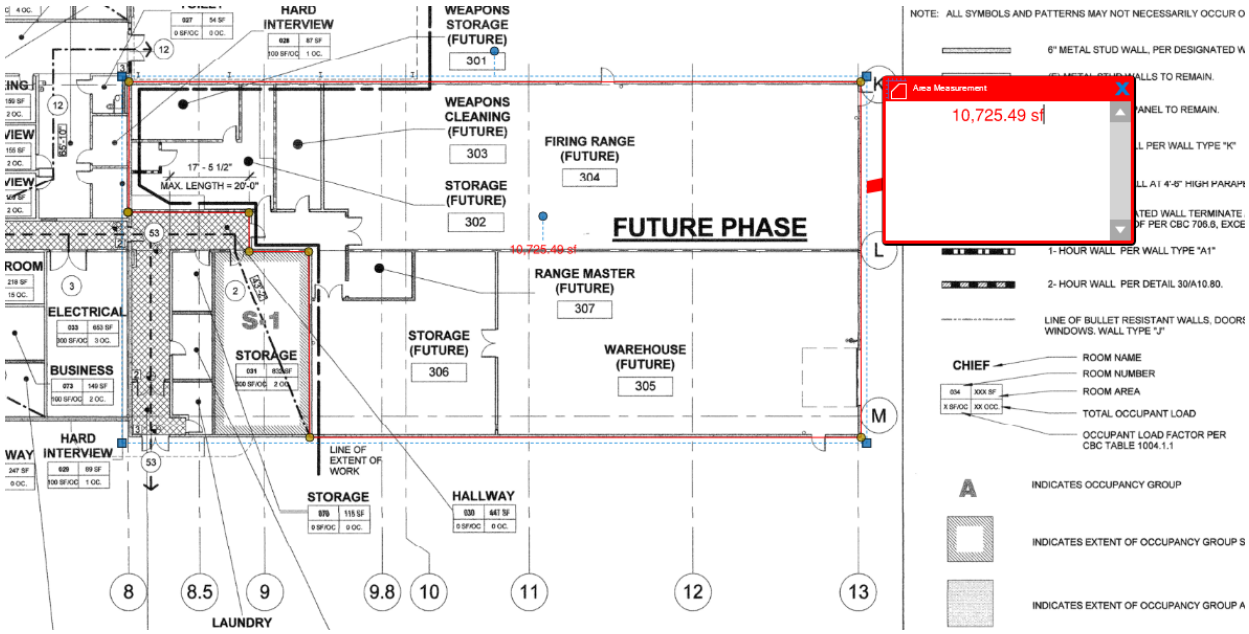
**From:** Mark Mueller
**Sent:** Thursday, September 4, 2025 10:43 AM
**To:** Sam Angulo <sangulo@cityofsantamaria.org>; Brett Fulgoni <bfulgoni@cityofsantamaria.org>
**Subject:** SMPD Future Area

Sam and Brett,

Looking for a confirmation that this appears accurate:

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